



United States Department of Agriculture
Rural Development • Indiana State Office

IN AN No. 2671 (RD Instruction 3550)
March 30, 2012

Subject: Single Family Housing Area Loan Limits for FY12
To: Area Managers, Team Leaders, Management Control Officer
Indiana

Purpose/Intended Outcome:

Update limits to define modest housing for Indiana.

Implementation Responsibilities:

The area loan limits are based on the residential construction cost data from Marshall & Swift plus the typical market value for an improved site for each county. In some cases a lower limit was established for a county because it was grouped with other contiguous counties with similar economic characteristics and given the lowest limit in that grouping. In most counties we retained last year's limit because it continues to accurately reflect market conditions. The area loan limits are listed on Attachment 1. The limits will be effective April 1, 2012.

For areas with a decrease in Area Loan Limits, it should be noted that HB-1-3550, Chapter 4, paragraph 4.25 requires that changes in area loan limits be considered for any Certificate of Eligibility extension.

Area loan limits will be reviewed each year and revised as needed. Local Offices will collect comparable sales data throughout the year for lots that would qualify for the 502 direct program to provide to the SFH Staff for next year's review.


PHILIP G. LEHMKUHLER
State Director

PGL:pn

cc: Housing Program Director / Indianapolis
SFH Specialists / Indianapolis

Expiration Date: March 31, 2013

Filing Instructions: HB-1-3550, Appendix 10

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Indiana Rural Development Area Loan Limits Effective April 1, 2012

Direct Single Family Housing Programs

<u>County</u>	<u>Limit</u>	<u>County</u>	<u>Limit</u>
Adams	141,700	Madison	146,300
Allen	141,700	Marion	No Eligible Rural Area
Bartholomew	151,700	Marshall	145,400
Benton	142,300	Martin	156,300
Blackford	136,600	Miami	141,700
Boone	133,500	Monroe	148,000
Brown	148,000	Montgomery	133,500
Carroll	147,000	Morgan	142,300
Cass	149,200	Newton	174,200
Clark	151,700	Noble	152,000
Clay	148,000	Ohio	151,700
Clinton	133,500	Orange	156,300
Crawford	149,900	Owen	148,000
Daviess	156,300	Parke	133,500
Dearborn	151,700	Perry	156,300
Decatur	151,700	Pike	156,300
DeKalb	151,200	Porter	176,100
Delaware	138,500	Posey	156,300
Dubois	156,300	Pulaski	145,400
Elkhart	145,400	Putnam	133,500
Fayette	138,600	Randolph	138,600
Floyd	151,700	Ripley	151,700
Fountain	133,500	Rush	144,600
Franklin	151,700	Scott	151,700
Fulton	145,400	Shelby	151,700
Gibson	153,600	Spencer	156,300
Grant	143,100	St. Joseph	167,800
Greene	148,000	Starke	145,400
Hamilton	146,300	Steuben	152,000
Hancock	146,300	Sullivan	148,000
Harrison	156,300	Switzerland	151,700
Hendricks	158,600	Tippecanoe	159,600
Henry	138,600	Tipton	146,300
Howard	146,700	Union	138,600
Huntington	141,200	Vanderburgh	156,300
Jackson	151,600	Vermillion	133,500
Jasper	176,100	Vigo	148,000
Jay	135,200	Wabash	141,700
Jefferson	151,700	Warren	133,500
Jennings	151,700	Warrick	156,300
Johnson	151,700	Washington	151,700
Knox	144,400	Wayne	138,600
Kosciusko	145,400	Wells	141,700
Lagrange	152,000	White	154,700
Lake	176,100	Whitley	152,000
LaPorte	176,100		
Lawrence	145,600		